

## PROPERTY LOCATION

No	Alt No	Direction/Street/City
11		MYSTIC VIEW TERR, ARLINGTON

## OWNERSHIP

OWNERSHIP			Unit #:	
Owner 1:	KOUCHAKDJIAN ARA			
Owner 2:				
Owner 3:				
Street 1:	11 MYSTIC VIEW TERR			
Street 2:				
Twn/City:	ARLINGTON			
St/Prov:	MA	Cntry:		Own Occ: Y
Postal:	02474		Type:	

### PREVIOUS OWNER

Owner 1: HAMROCK JOHN J -		
Owner 2: BREEN DEIRDRE -		
Street 1: 11 MYSTIC VIEW TERR		
Twn/City: ARLINGTON		
St/Prov: MA	Cntry:	
Postal: 02474		

## NARRATIVE DESCRIPTION

This parcel contains .237 Sq. Ft. of land mainly classified as One Family with a Colonial Building built about 1968, having primarily Wood Shingle Exterior and 2548 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 1 HalfBath, 11 Rooms, and 4 Bdrms.

## OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

## PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R0	LARGE LOT	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	3	Below Stree
s				Street		
t				Gas:		

## LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes		
101	One Family		10340		Sq. Ft.	Site		0	70.	0.67	4			Access	-5					485,583						485,600			
Total AC/HA: 0.23737			Total SF/SM: 10340		Parcel LUC: 101		One Family		Prime NB Desc		ARLINGTON								Total:		485,583	Spl Credit				Total:		485,600	

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

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2023

## IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	10340.000	380,500		485,600	866,100
Total Card	0.237	380,500		485,600	866,100
Total Parcel	0.237	380,500		485,600	866,100
Source: Market Adj Cost		Total Value per SQ unit /Card:		339.87	/Parcel: 339.8

## PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	380,500	0	10,340.	485,600	866,100		Year end	12/23/2021
2021	101	FV	369,200	0	10,340.	485,600	854,800		Year End Roll	12/10/2020
2020	101	FV	369,300	0	10,340.	485,600	854,900	854,900	Year End Roll	12/18/2019
2019	101	FV	284,100	0	10,340.	485,600	769,700	769,700	Year End Roll	1/3/2019
2018	101	FV	284,100	0	10,340.	416,200	700,300	700,300	Year End Roll	12/20/2017
2017	101	FV	284,100	0	10,340.	388,500	672,600	672,600	Year End Roll	1/3/2017
2016	101	FV	284,100	0	10,340.	333,000	617,100	617,100	Year End	1/4/2016
2015	101	FV	281,800	0	10,340.	298,300	580,100	580,100	Year End Roll	12/11/2014

## SALES INFORMATION

[illegible]

## BUILDING PERMITS

[illegible]

### ACTIVITY INFORMATION

Date	Result	By	Name
10/26/2018	MEAS&NOTICE	BS	Barbara S
6/17/2009	Measured	189	PATRIOT
3/18/2001	MLS	MM	Mary M
2/2/2000	Inspected	276	PATRIOT
10/15/1999	Mailer Sent		
10/15/1999	Measured	267	PATRIOT
12/1/1981		MS	

**Sign:** \_\_\_\_\_ VERIFICATION OF VISIT NOT DATA      \_\_\_\_/\_\_\_\_/\_\_\_\_

Sign:

VERIFICATION OF VISIT NOT DATA

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